075.0	0006	0002.0	1 of 1	ARLINGTON
Map	Block	Lot	CARD	

	Total Card	/	Total Parcel
APPRAISED:	67,700	/	67,700
USE VALUE:	67,700	/	67,700
ASSESSED:	67,700	/	67,700

PROPERTY LOCATION

No	Alt No	Direction/Street/City
0	LOT	LAKE SHORE DR, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	VO TOI VAN /DOMINQUE
Owner 2:	
Owner 3:	
Street 1:	6 LAKE SHORE DR
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: N
Postal:	02474 Type:

PREVIOUS OWNER

Owner 1:	WEBB CATHERINE J -
Owner 2:	-
Street 1:	6 LAKE SHORE DR
Twn/City:	ARLINGTON
St/Prov:	MA Cntry:
Postal:	02474

NARRATIVE DESCRIPTION

This Parcel contains 6,500 Sq. Ft. of land mainly classified as Out Bldg.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R0	LARGE LOT	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
106	6500.000		3,100	64,600	67,700
Total Card	0.149		3,100	64,600	67,700
Total Parcel	0.149		3,100	64,600	67,700

Source: Market Adj Cost | Total Value per SQ unit /Card: N/A | /Parcel: N/A

Legal Description

Entered Lot Size	
Total Land:	
Land Unit Type:	

User Acct	47773
GIS Ref	
GIS Ref	
Insp Date	10/13/99

Patriot Properties Inc.

PREVIOUS ASSESSMENT

Parcel ID: 075.0-0006-0002.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	106	FV		3100	6,500.	64,600	67,700	67,700	Year End Roll	12/18/2019
2019	106	FV		3300	6,500.	64,600	67,900	67,900	Year End Roll	1/3/2019
2018	106	FV		3300	6,500.	55,400	58,700	58,700	Year End Roll	12/20/2017
2017	106	FV		3300	6,500.	51,700	55,000	55,000	Year End Roll	1/3/2017
2016	106	FV		3300	6,500.	44,300	47,600	47,600	Year End	1/4/2016
2015	106	FV		3400	6,500.	39,700	43,100	43,100	Year End Roll	12/11/2014
2014	106	AB		3400	6,500.	36,700	40,100	40,100		3/11/2014
2014	106	FV		3400	6,500.	49,000	52,400	52,400	Year End Roll	12/16/2013

!6302!

PRINT

Date	Time
12/10/20	21:05:45

LAST REV

Date	Time
10/11/18	18:44:41
apro	

SALES INFORMATION

TAX DISTRICT:

PAT ACCT.: 6302

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
WEBB CATHERINE	44389-162		12/29/2004	Portion-Asst	825,000	No	No		
	7877-23		5/1/1981			No	No		A

USER DEFINED

Prior Id # 1:	47773
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

ACTIVITY INFORMATION

Date	Result	By	Name
10/13/1999	Meas/Inspect	267	PATRIOT
1/1/1919			

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
106	Out Bldg.		6500		Sq. Ft.	Site		0	70.	0.14	4			Unbuild	-85					64,575						64,600	

Total AC/HA:	0.14922	Total SF/SM:	6500	Parcel LUC:	106	Out Bldg.	Prime NB Desc:	ARLINGTON	Total:	64,575	Spl Credit		Total:	64,600

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:			
Sty Ht:			
(Liv) Units:		Total:	
Foundation:			
Frame:			
Prime Wall:			
Sec Wall:			%
Roof Struct:			
Roof Cover:			
Color:			
View / Desir:			

BATH FEATURES

Full Bath		Rating:	
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:		Rating:	
A Kits:		Rating:	
Frpl:		Rating:	
WSFlue:		Rating:	

COMMENTS

SKETCH

GENERAL INFORMATION

Grade:			
Year Blt:		Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:		Fact:	.
Const Mod:			
Lump Sum Adj:			

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

RESIDENTIAL GRID

1st Res Grid	Desc:		# Units:	

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												

Totals	RMs:		BRs:		Baths:		HB	

INTERIOR INFORMATION

Avg Ht/FL:			
Prim Int Wall			
Sec Int Wall:			%
Partition:			
Prim Floors:			
Sec Floors:			%
Bsmnt Flr:			
Subfloor:			
Bsmnt Gar:			
Electric:			
Insulation:			
Int vs Ext:			
Heat Fuel:			
Heat Type:			
# Heat Sys:			
% Heated:		% AC:	
Solar HW:		Central Vac:	
% Com Wall		% Sprinkled:	

DEPRECIATION

Phys Cond:	AV	- Average	0.0 %
Functional:			%
Economic:			%
Special:			%
Override:			%
Total:			0 %

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
Totals			

CALC SUMMARY

Basic $ / SQ:	
Size Adj.:	1.00000000
Const Adj.:	16.0000000
Adj $ / SQ:	
Other Features:	0
Grade Factor:	
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	0
Depreciation:	0
Depreciated Total:	0

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:		Ind.Val	

Juris. Factor:		Before Depr:	0.00
Special Features:	0	Val/Su Net:	
Final Total:	0	Val/Su SzAd	

SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value

Net Sketched Area:		Total:	
Size Ad		Gross Are	FinArea

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten

IMAGE

AssessPro Patriot Properties, Inc

MOBILE HOME

Make:		Model:		Serial #:		Year:		Color:	

SPEC FEATURES/YARD ITEMS

PARCEL ID 075.0-0006-0002.0

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
23	Bath House	D	Y	1	11X25	A	AV	1970	18.50	T	39.2	106			3,100			3,100

More:	N	Total Yard Items:	3,100	Total Special Featues:		Total:	3,100